

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
16		WEST COURT TERR, ARLINGTON

## OWNERSHIP

OWNERSHIP		Unit #:
Owner 1:	CAVANAGH EMMET	
Owner 2:	ABBOTT ELIZABETH	
Owner 3:		
Street 1:	16 WEST COURT TERR	
Street 2:		
Twn/City:	ARLINGTON	
St/Prov:	MA	Cntry
Postal:	02474	Own Occ: Y
		Type:

## PREVIOUS OWNER

Owner 1:	SARAN-BRUNNER BARBARA -		
Owner 2:	-		
Street 1:	16 WEST COURT TERR		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

## NARRATIVE DESCRIPTION

This parcel contains .098 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1926, having primarily Vinyl Exterior and 1890 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 9 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.09798	Total SF/SM:	4268	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	383,629	SpL Credit	Total:	383,600
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4268.000	492,900		383,600	876,500
Total Card	0.098	492,900		383,600	876,500
Total Parcel	0.098	492,900		383,600	876,500
Source:	Market Adj Cost	Total Value per SQ unit /Card:		463.88	/Parcel: 463.8

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	492,900	0	4,268.	383,600	876,500		Year end	12/23/2021
2021	101	FV	478,900	0	4,268.	383,600	862,500		Year End Roll	12/10/2020
2020	101	FV	478,900	0	4,268.	383,600	862,500	862,500	Year End Roll	12/18/2019
2019	101	FV	356,800	0	4,268.	378,100	734,900	734,900	Year End Roll	1/3/2019
2018	101	FV	356,800	0	4,268.	290,500	647,300	647,300	Year End Roll	12/20/2017
2017	101	FV	356,800	0	4,268.	274,000	630,800	630,800	Year End Roll	1/3/2017
2016	101	FV	356,800	0	4,268.	252,100	608,900	608,900	Year End	1/4/2016
2015	101	FV	331,800	0	4,268.	235,700	567,500	567,500	Year End Roll	12/11/2014

## SALES INFORMATION

[illegible]

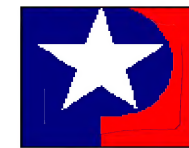
## BUILDING PERMITS

[illegible]

## ACTIVITY INFORMATION

Date	Result	By	Name
6/20/2012	Info Fm Prmt	BR	B Rossignol
12/3/2008	MLS	MM	Mary M
11/26/2008	Meas/Inspect	336	PATRIOT
8/15/2002	MLS	MM	Mary M
1/13/2000	Measured	276	PATRIOT
8/7/1993		PC	PHIL C

**Sign:** \_\_\_\_\_ VERIFICATION OF VISIT NOT DATA      \_\_/\_\_/\_\_



**Patriot**  
Properties Inc.

**USER DEFINED**

	Prior Id # 1:	53658
	Prior Id # 2:	
	Prior Id # 3:	
3	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
9	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

## PRINT

Date	Time
12/30/21	04:44:53

**LAST REV**

Date	Time
03/09/20	10:42:1
danam	
6936	

## SKETCH

A photograph of a two-story yellow house with a white garage, a silver car parked in front, and snow on the ground. The house has a gabled roof and several windows. A large tree is in the foreground on the right, and another tree is on the left. The ground is covered in snow.